

CONDAMNED

SALVAGE!

owner phone contact
221-3310 (painted on box)

DAMAGE ASSESSMENT FORM

Building Name _____

Address 16401 SW 248 STREET

City (or Vicinity) and County Miami FL (REDLANDS)

Owner _____

Date of Construction _____ Folio No. _____

Primary Use

- ☒ Residential (1-2 units) ☐ Residential 3+ units ☐ Office Building ☐ School
☐ Commercial ☐ Mixed ☐ Church ☐ Lodge
☐ Industrial/Warehouse ☐ Hotel/Motel ☐ Bank ☐ Other _____

Description

- ☒ Freestanding ☐ Row ☐ No. of Stories 1
☐ Basement ☐ Attic ☐ No. Chimney(s) 0
☐ Electrical System _____

Construction Type

- ☐ Masonry Bearing Wall ☐ Veneer/Steel Frame ☒ Wood Frame ☐ Concrete
☐ Veneer/Concrete Frame ☐ Concrete Unit ☐ Other ADDITION - Frame/stucco

Surface Covering

- ☒ Stucco new addition (west) ☒ Wood Siding (lap/other) → under "pressed" under vinyl siding ☐ Stone
☐ Other _____ ☒ Roof ASPHALT OVER WOOD SLAT

Foundation

- ☐ Concrete Slab ☒ Block ☐ Limestone Rubble ☐ Other _____ ☐ Unknown

Geological Natural of Site

- ☒ Bedrock ☒ Soil/Sand ☐ Fill ☐ Other _____ ☐ Unknown

Historical Designation

- ☐ National Register ☐ Local ☐ Local District ☐ State
☐ Dade County Historic Survey (Rating) _____ ☐ None ☒ Unknown

Failing Hazards

	Hazards	No Apparent Hazard	Unknown	Comments
Chimney(s)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Condemned</u>
Floors	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Roof Structure	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Equipment	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Electrical</u>
Trees	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	

Failing Hazards (Con't)

	Hazards	No Apparent Hazard	Unknown	Comments
Parapet/Cornice	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Ornamentation	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Other	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	

Fire Hazards

☐ Electrical _____ ☐ Debris _____ ☐ Gas _____

Damage Observations

Rating Scale

None (0%) 0

Slight (1-10%) 1

Moderate (11-40%) 2-3-4

Severe (41-60%) 5

Total (over 60%) 6

Not Observed: NO

Not Applicable: NA

SEE COMMENTS

%

Comments

Exterior Walls	_____	_____
Frame (General Condition)	_____	_____
Frame Members	_____	_____
Frame Connections	_____	_____
Roof Framing	_____	_____
Roof Covering	_____	_____
Foundation	_____	_____
Chimney(s)	_____	_____
Doors	_____	_____
Windows and Shutters	_____	_____
Porch	_____	_____
Downspouts and Gutters	_____	_____
Interior Bearing/Shear Walls	_____	_____
Partitions (Nonbearing)	_____	_____
Floor(s)	_____	_____
Stair(s)	_____	_____
Glass	_____	_____
Mechanical Equipment	?	_____
Electrical Equipment	_____	<i>Hook up - primary down</i>
Garden and Trees	6	_____
Fences and Garden Walls	6	<i>noncombust fence</i>
Walkways and Sidewalks	_____	_____
Other: _____	_____	_____
Total Damage	_____	_____

Overall Structural Assessment

- ☐ No Damage or Easily Repairable
☐ Damage Repairable
☒ Damage Will Require Massive Repair/Reconstruction

Recommendations for Further Inspection Electric / Structural

Recommendations for Immediate Actions STABIL North ATTIC WALL - BRACING TO ENTIRE NORTH WALL OF ORIGINAL STRUCTURE; BRACE AT SW CORNER OF ORIGINAL STRUCTURE

Recommendations for Future Repair Work Entire restoration - remove inappropriate materials; west wing ADDITION

Recommendations for Immediate Stabilization See ACTION, North Wall @ ATTIC bowed & leaning slightly northward - BRACING AT North wall!

Salvageable Materials

- ☒ Wood siding (lap, other) ☒ Structural members (Dade County Pine) Roof & Frame
☐ Fixtures/hardware ☒ Other Roof slats

Interior not viewed - no photos

PORCH CEILING PANELING - recessed center & seam board - 1x4 - T&G

Landscape Assessment

Site Sketch:

(Significant landscape features, large old trees, (standing/down) walls, paths, groves (type)).

N/A

Comments: NORTH WALL BOWED OUT - POSSIBLE TO "SNAP" BACK IF Balloon
FRAMES).

Inspector(s) S. Lewis Agency/Team DDT Date 11-3-92
Photographs or Video (Roll and Numbers) SEE METRO/DADE (T. Knox 11-2-92)